

ORDINANCE NUMBER O-18703 (NEW SERIES)

ADOPTED ON NOV 01 1999

AN ORDINANCE OF THE COUNCIL OF THE CITY OF SAN DIEGO CHANGING THE ZONES OF A 12.06 ACRE SITE, LOCATED ON THE SOUTH SIDE OF FAIRBROOK ROAD EAST OF CAMINITO MAGNIFICA, IN THE SCRIPPS MIRAMAR RANCH COMMUNITY PLAN AREA, IN THE CITY OF SAN DIEGO, CALIFORNIA, FROM THE R1-20000 AND R1-40000 ZONES TO THE R1-8000 AND OS-P ZONES, AS DEFINED BY SAN DIEGO MUNICIPAL CODE SECTIONS 101.0405 AND 101.0407; AND REPEALING ORDINANCE NO. 10864 (NEW SERIES), ADOPTED JUNE 29, 1972, AND ORDINANCE NO. 15150 (NEW SERIES), ADOPTED JANUARY 7, 1980, OF THE ORDINANCES OF THE CITY OF SAN DIEGO INsofar AS THE SAME CONFLICT HEREWITH.

BE IT ORDAINED, by the Council of The City of San Diego, as follows:

Section 1. In the event that within three years of the effective date of this ordinance rezoning 12.06 acres, located on the south side of Fairbrook Road east of Caminito Magnifica, and legally described as Lot 40, Scripps Hills Unit 1, Map No. 9953 and Lot 215, Scripps Ranch Estates, Map No. 9587, in the Scripps Miramar Ranch Community Plan area, in the City of San Diego, California, from the R1-20000 and R1-40000 zones to the R1-8000 and OS-P zones, as shown on Zone Map Drawing No. B-4127, the property is subdivided and a map or maps thereof duly submitted to the City, approved by the City, and thereafter recorded, and within such subdivision or subdivisions provision is made for the installation of public utility services and the dedication of streets, alleys and easements for public use, the provisions of San Diego Municipal Code [SDMC] sections 101.0405 and 101.0407 shall attach and become applicable to the

subdivided land, and the subdivided land shall be incorporated into the R1-8000 and OS-P zones, as described and defined by Sections 101.0405 and 101.0407, the boundary of such zone to be as indicated on Zone Map Drawing No. B-4127, filed in the office of the City Clerk as Document No. OO- 18703. The zoning shall attach only to those areas included in the map as provided in this section.

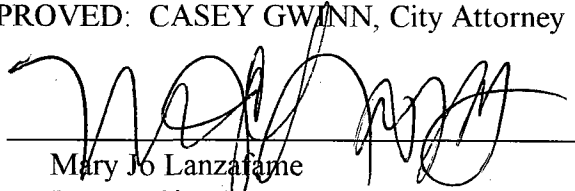
Section 2. That in the event the zoning restrictions shall attach to the said land described in Section 1 of this ordinance, Ordinance No. 10864 (New Series), adopted June 29, 1972, and Ordinance No. O-15150 (New Series), adopted January 7, 1980, are repealed insofar as the same conflict with the rezoned uses of the land.

Section 3. That a full reading of this ordinance is dispensed with prior to its final passage, a written or printed copy having been available to the City Council and the public a day prior to its final passage.

Section 4. This ordinance shall take effect and be in force on the thirtieth day from and after its passage, and no building permits for development inconsistent with the provisions of this ordinance shall be issued unless application therefor was made prior to the date of adoption of this ordinance.

APPROVED: CASEY GWINN, City Attorney

By



Mary Jo Lanzafame  
Deputy City Attorney

MJL:pev  
10/4/99  
Or.Dept:Plan.&Dev.Rvw.  
Case No.98-1011  
O-2000-53

O- 18703